

Differences between the B-1 to B-2 (all other uses are the same):

Uses	B1	B2
Mail order catalog sales	P	S
Marinas for sale, service, and storage of motorboats and related water craft	P	
Motorized vehicle repair/service	C	P
Off-sale alcoholic beverages	S	C
Service and repair facilities	C	P
On-sale alcoholic beverages	S	C
Excavation and Stone Milling including: Extraction of sand, gravel, soil and mining, quarrying, stone mills		S

P= Permitted by Right
C= Permitted with Conditions
S= Special Permit Required
blank= Not Permitted
red letters= changed by reFORM

**Height:** Changes from 40' in existing B-1 to 50' unless adjacent to R-1 to R-4: Buildings abutting the R-1 through R-4 zoning districts shall be required to have one additional foot of setback to any required side and/or rear yard for each one foot of building height in excess of the lesser height of the district (40').

**Setbacks:** 20' front yard (same as existing B-1) unless on POR, then 0'. Side yard setbacks in existing B-1 0'; 10' if abutting residential. Side yard setbacks in B-2 are 20'; 0' if commercial abutting commercial. Rear yards in existing B-1 are the smaller of 30' or 20% of lot depth. Rear yard setbacks in B-2 are 50'; 0' if commercial abutting commercial.

**Parking:** Same parking requirement as existing B-1 (1/300), but is now within 600' versus within 300'.

**Signs:**

			Today			reForm	
			Inside Front Yard	Outside Front Yard		Inside Front Yard	Outside Front Yard
B-1 to B-2	Freestanding	1 per business per frontage <b>OR</b>	50 sq. ft./15 ft. tall	100 sq. ft./25 ft. tall	1 per main building <b>AND</b>	50 sq. ft./12 ft. tall	100 sq. ft./18 ft. tall
	Center	1 per frontage	50 sq. ft./15 ft. tall	150 sq. ft./35 ft. tall	1 per frontage	50 sq. ft./12 ft. tall	150 sq. ft./35 ft. tall